

**RESOLUTION NO. 10-21**

RESOLUTION OF THE MAYOR AND THE CITY COUNCIL OF THE CITY OF HIALEAH, FLORIDA APPROVING THE FINAL DECISION OF THE PLANNING AND ZONING BOARD, DECISION NO. 10-02 THAT GRANTED ADJUSTMENTS ON CONDITION THAT THE CONCRETE BLOCK ACCESSORY BUILDING IS DEMOLISHED, THE WEST EXTERIOR DOOR FROM THE PROPOSED BEDROOM BE BLOCKED, AN OPENING NO LESS THAN FIVE FEET WIDE BE MADE TO CONNECT THE KITCHEN TO THE PROPOSED ADDITION ON THE WEST, AND THE IMPROVEMENTS BUILT WITHOUT THE BENEFIT OF A BUILDING PERMIT BE LEGALIZED WITHIN 180 DAYS FROM THE EFFECTIVE DATE OF THIS RESOLUTION, ON PROPERTY LOCATED AT **721 EAST 6 PLACE, HIALEAH, FLORIDA;** AND PROVIDING FOR AN EFFECTIVE DATE.

**WHEREAS**, the Planning and Zoning Board, at its regular meeting of January 13, 2010 entered a final decision, Decision No. 10-02, subject to review by the Hialeah City Council.

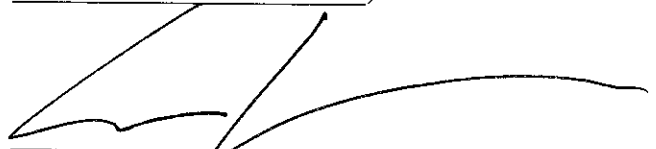
NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND THE CITY COUNCIL OF THE CITY OF HIALEAH, FLORIDA, THAT:

**Section 1:** The Mayor and the City Council of the City of Hialeah, Florida hereby approve Final Decision 10-02 granting an adjustment of 19.2 feet, as to the front setback, where 20 feet are required, to accommodate a porch built without the benefit of a building permit, an adjustment of 1 foot, as to the east side setback, where 2 feet are required, to accommodate a carport of approximately 347 square feet built without the benefit of a building permit, and an adjustment of 7 feet, as to the east side setback,

where 7.5 feet are required, to accommodate a master bedroom and open terrace built without the benefit of a building permit, on condition that the concrete block accessory building be demolished, the west exterior door from the proposed bedroom be blocked, an opening of no less than five feet be made to connect the kitchen to the proposed addition on the west, and the improvements built without the benefit of a building permit be legalized within 180 days from the effective date of this Resolution. The property located at 721 East 6 Place, Hialeah, Florida, zoned R-1 (One Family District).


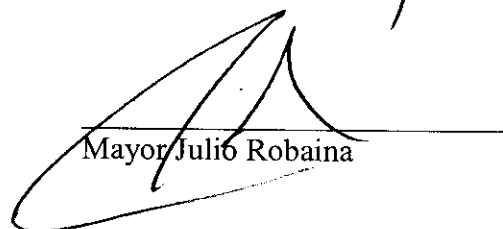
**Section 2:** This resolution shall become effective upon signature of the Mayor of the City of Hialeah, Florida or at the next regularly scheduled City Council meeting, if the Mayor's signature is withheld or if the City Council overrides the Mayor's veto.

PASSED AND ADOPTED this 9th day of February, 2010.

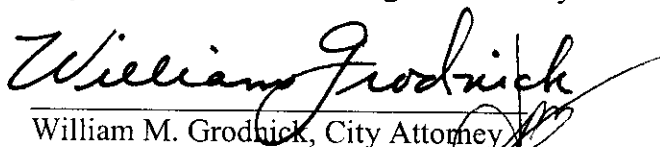
  
\_\_\_\_\_  
Carlos Hernandez  
Council President

Attest:

Approved on this 11 day of February, 2010.

  
\_\_\_\_\_  
Rafael E. Granado, City Clerk  
\_\_\_\_\_  
Mayor Julio Robaina

Approved as to form and legal sufficiency:

  
\_\_\_\_\_  
William M. Grodnick, City Attorney

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Resolution was adopted by a unanimous vote with Councilmembers, Caragol, Casals-Muñoz, Cue, Garcia-Martinez, Gonzalez, Hernandez, and Yedra voting "Yes".